

# MIAMI BEACH CONVENTION CENTER RENOVATION & EXPANSION

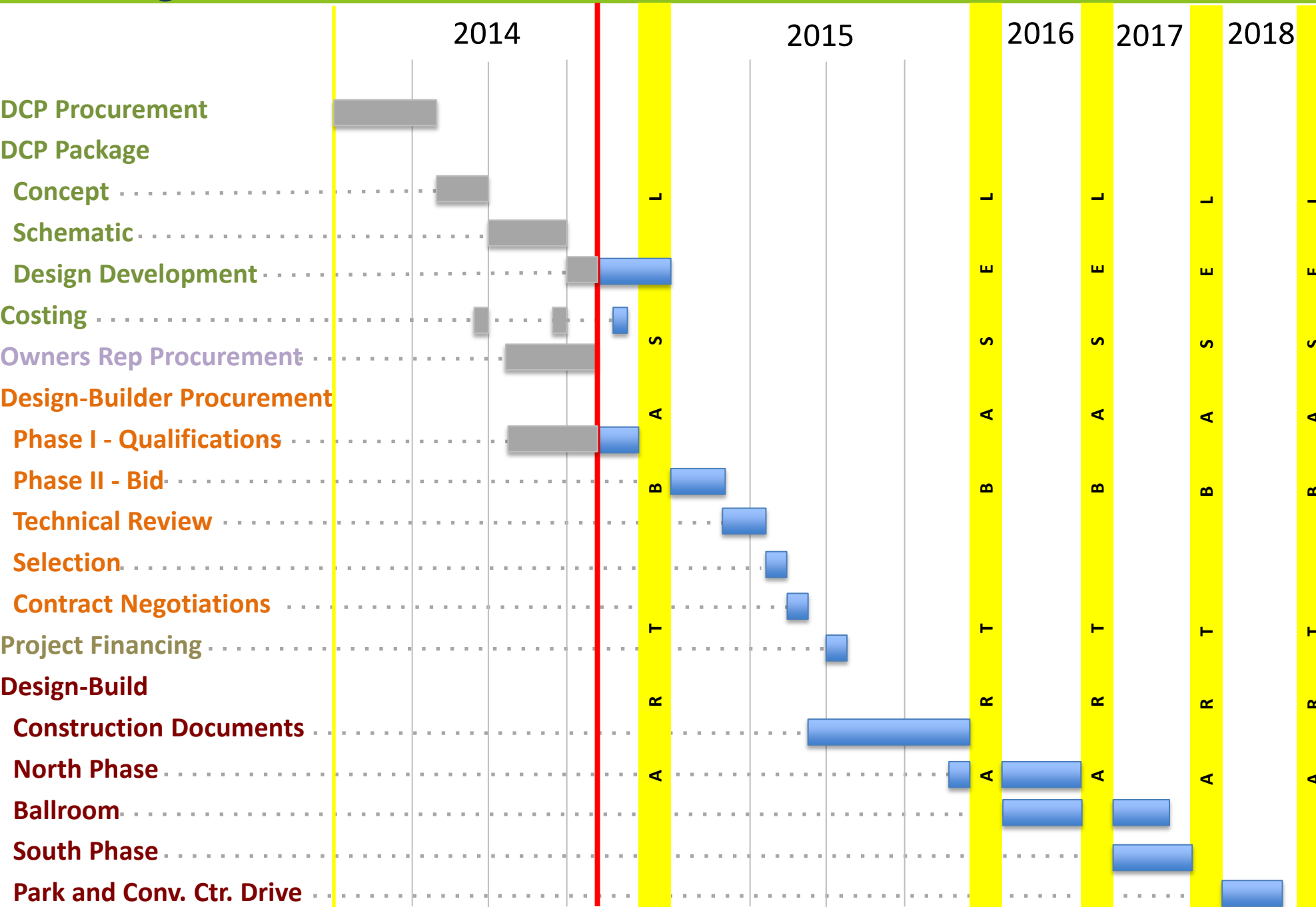
TUESDAY MORNING BREAKFAST CLUB

November 18, 2014

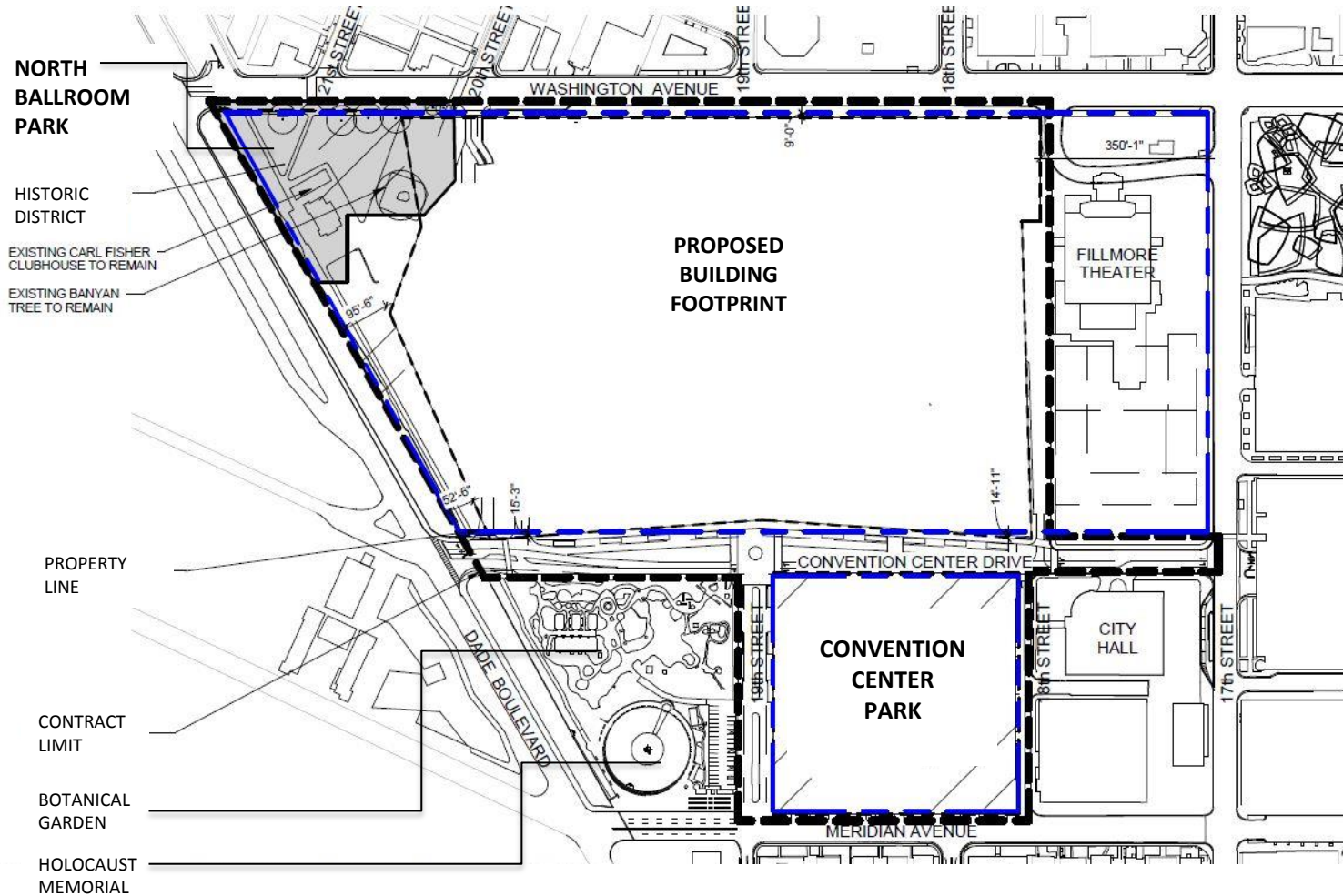
# UPDATES

- Project Schedule
- Site Plan
- Facility Plans
- Traffic Plan
- Sustainability Plan / LEED
  - Sea Level Rise
  - Solar
- Landscape Plan
- Convention Center Drive
- North Ballroom Park
- Convention Center Park
- Façade

# PROJECT SCHEDULE

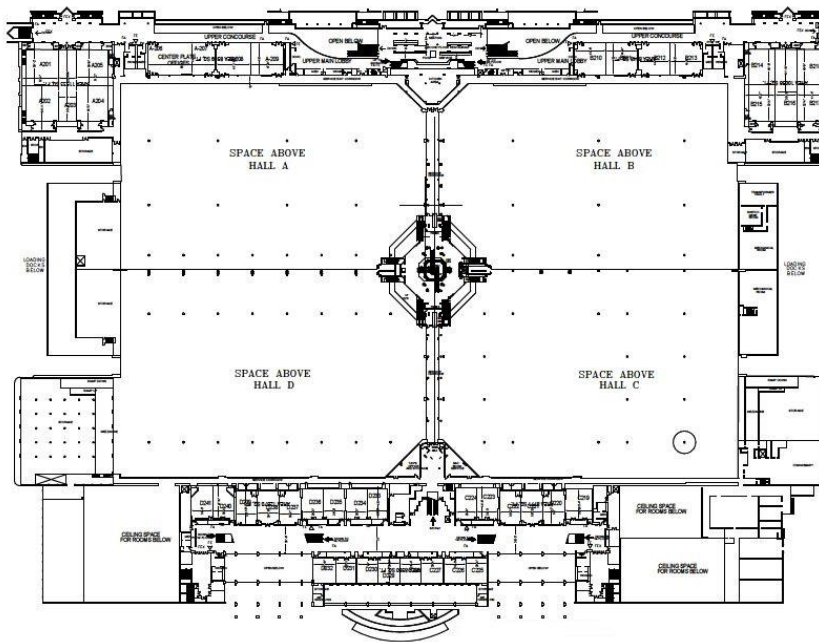


# SITE PLAN



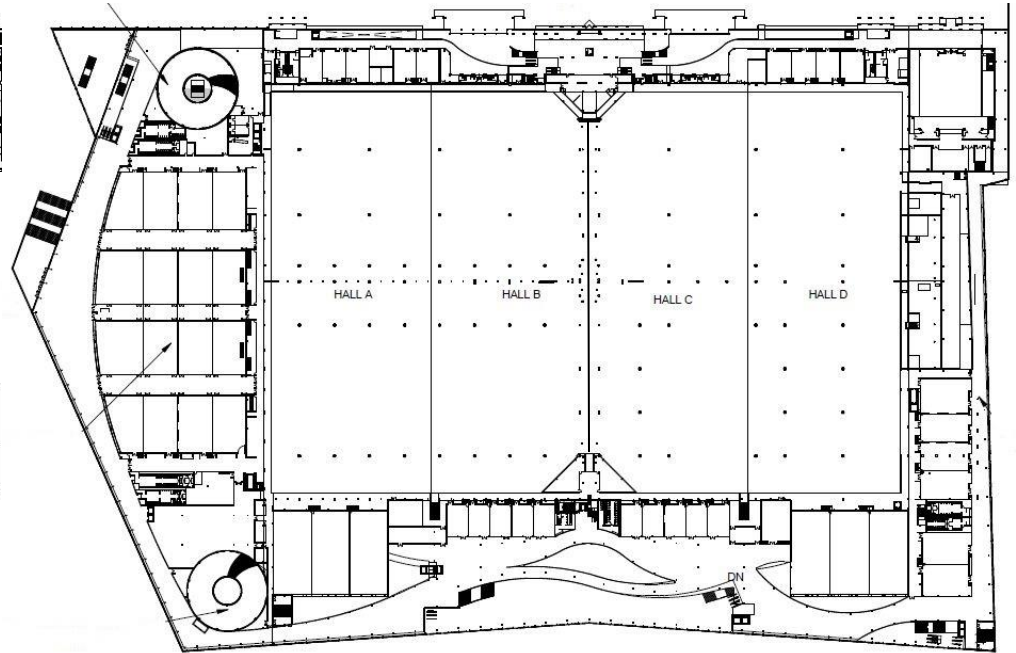


# FACILITY PROGRAM



**CURRENT**

Exhibit Space	500,000 SF
Meeting Rooms	125,899 SF
Support Spaces	546,477 SF
<b>TOTAL</b>	<b>1,172,376 SF</b>

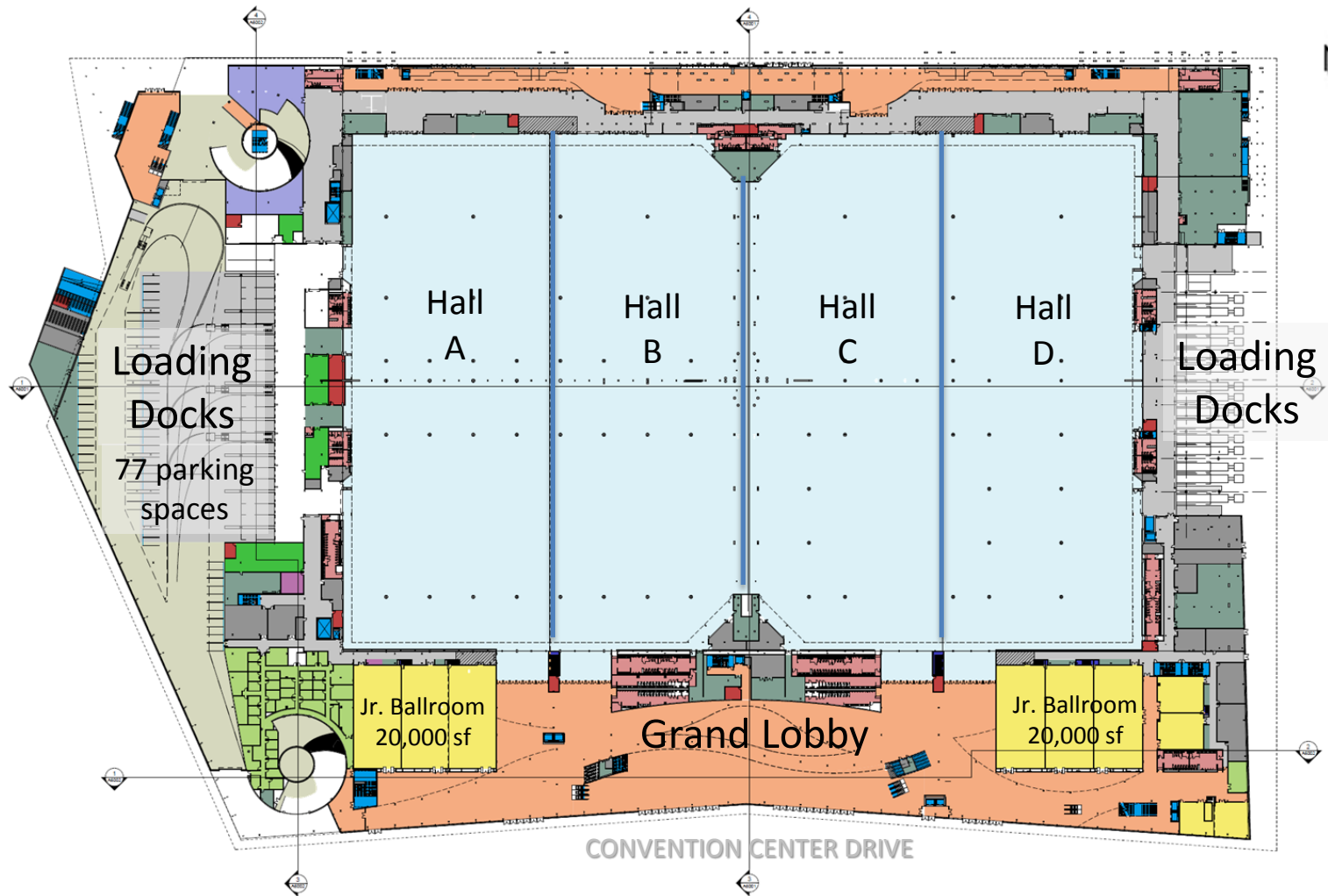


**PROPOSED**

Exhibit Space	500,000 SF
Ballrooms / Meeting Rooms	193,373 SF
Support Spaces	754,193 SF
<b>TOTAL</b>	<b>1,447,556 SF</b>

Parking	380,936 SF
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# FACILITY PLAN – 1<sup>ST</sup> FLOOR

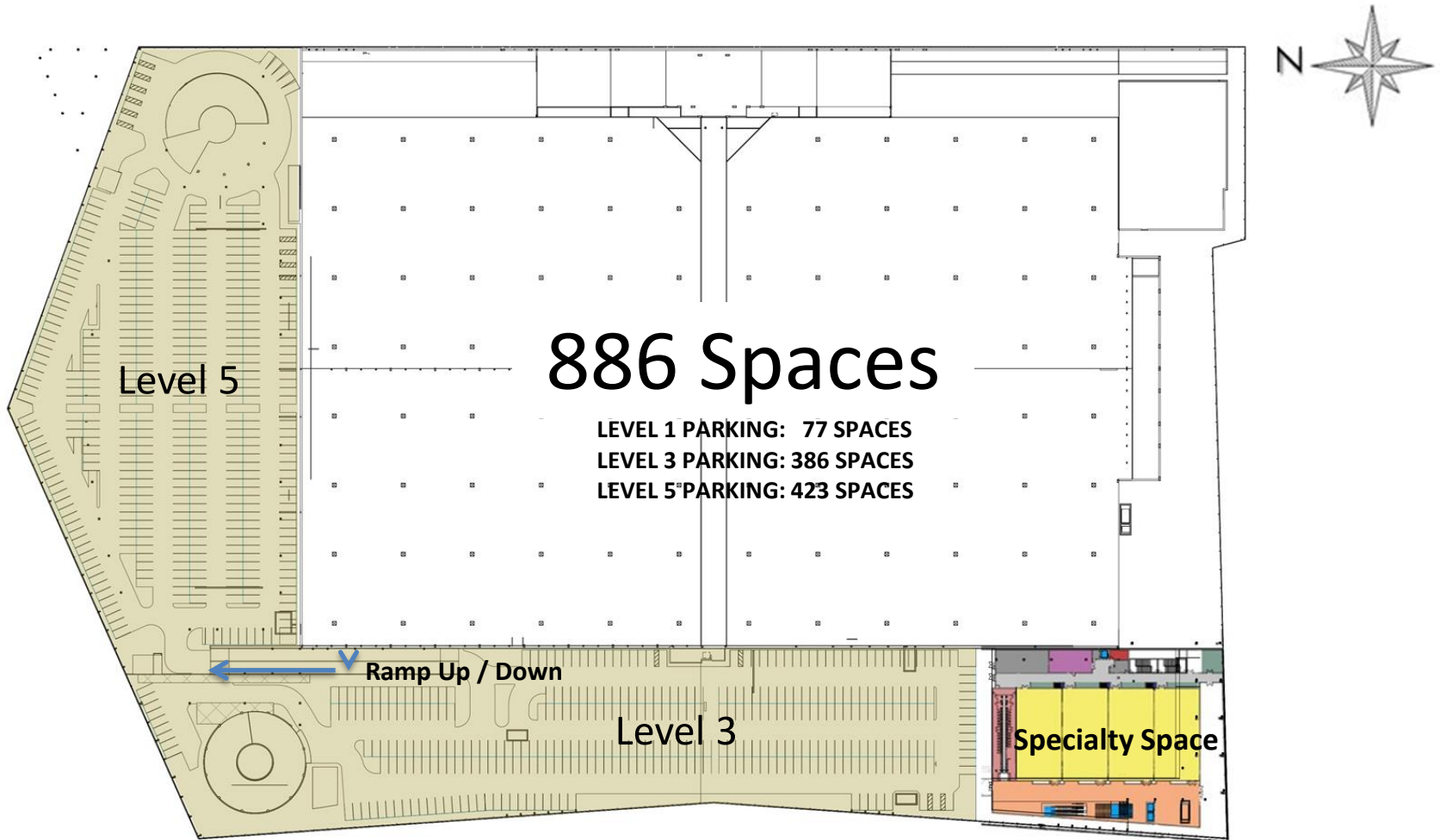


**Ballroom**

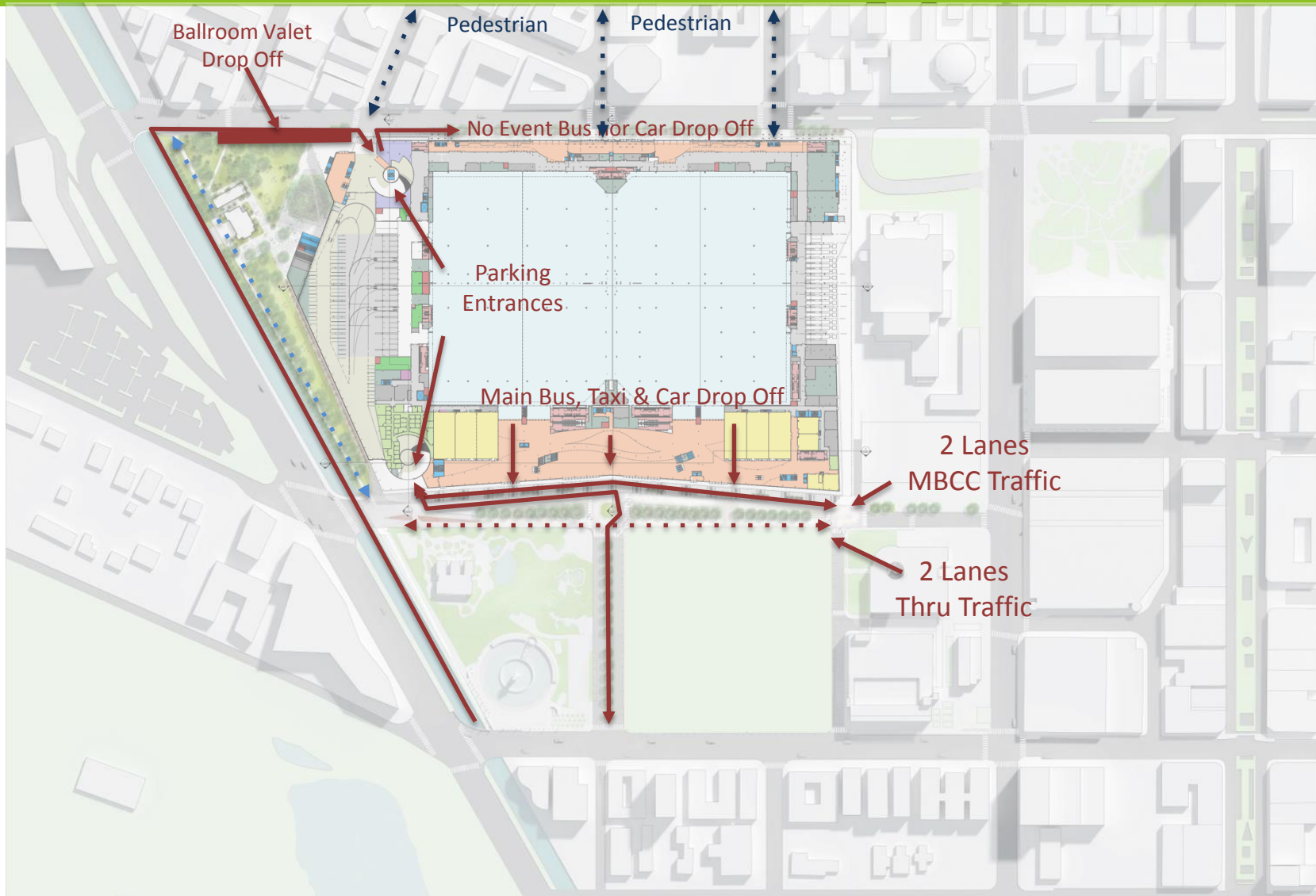
**Open to Below**

Architectural floor plan of the second floor of the University of Houston Clear Lake Library. The plan shows a large central area labeled "Open to Below" and a large yellow-shaded area on the left labeled "Ballroom". Various rooms are labeled with names and square footages, including Meeting Rooms 1 through 5, Restrooms, Storage, and a Staff Break Room. The plan also indicates the locations of elevators, escalators, stairs, and outdoor terraces. A north arrow is located in the top right corner.

# 3<sup>RD</sup> FLOOR FACILITY AND PARKING PLAN



# TRAFFIC PLAN – GUEST DROP OFF





# TRAFFIC PLAN – TRUCKS (NO CHANGE)



# SUSTAINABILITY PLAN

## LEED SILVER REQUIRED; GOLD LIKELY

Head Island  
Reduction

Indoor Water Use  
Reduction

Reduced Parking  
Footprint

Surrounding Density  
and Diverse Uses

Enhanced Indoor Air  
Quality Strategies

Low Emitting  
Materials

Acoustic  
Performance

Enhanced  
Refrigerant  
Management

Interior  
Lighting

Cooling Tower Water  
Use Strategies

Use LEED Accredited  
Professional

Enhanced Product &  
Material Lifecycle

Optimized Energy  
Performance

Open  
Space

Innovation -  
Education - Green  
Cleaning

Design & Controls

Advanced Energy  
Metering

Water Metering to  
Identify Problems

Green Vehicle  
Fueling

Thermal Comfort  
Design & Controls

Outdoor Water Use  
Reduction

Sensitive Land  
Protection

Bicycle  
Facilities

Access to  
Quality Transit

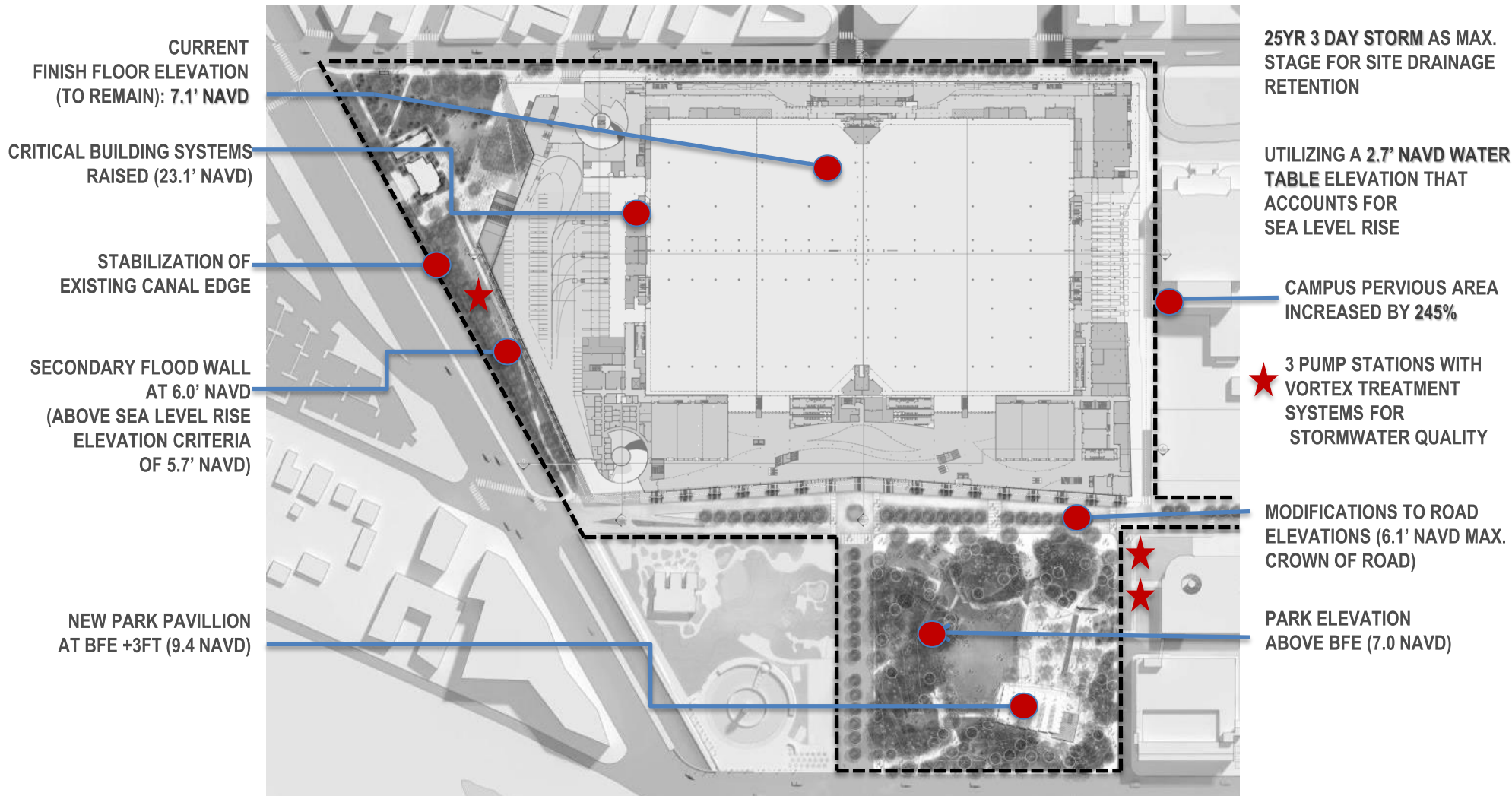
Outdoor Water  
Use Reduction

Construction IAQ  
Management Plan

Renewable  
Energy  
Production

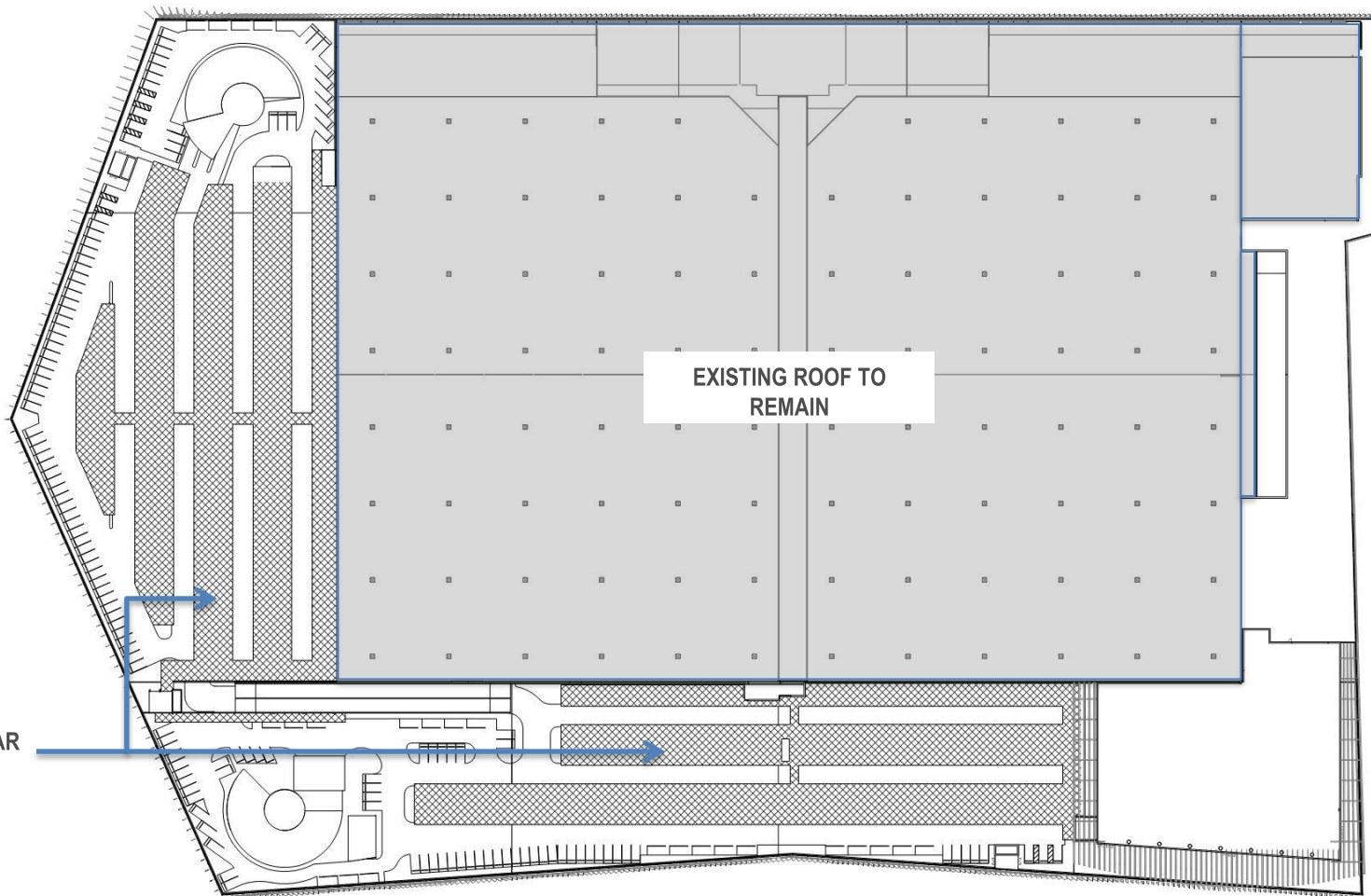
# SEA LEVEL RISE

FEMA BASE FLOOD ELEVATION (BFE): 6.4' NAVD





# SOLAR



POTENTIAL SOLAR  
PANELS LAYOUT

EXISTING ROOF TO  
REMAIN

# LANDSCAPE PLAN

Nearly 12 Acres of New Parks and Streetscapes





# NATIVE AND ADAPTED PLANTS



Strangler Fig



Green Buttonwood



Silver Buttonwood



Thatch Palm



Royal Palm



Gumbo Limbo



Firebush



Saw Palmetto

New trees: 355  
Tree species types: 10  
36% of open space is native & tropical plantings



Royal Poinciana



# INTEGRATING EXISTING TREES



Mahogany on Washington Ave



Strangler Fig



Mahogany on Collins Canal

Number of Existing trees/palms – 265  
75% will remain or be relocated  
11 Invasive species removed

# WASHINGTON AVENUE

## CREATING A SHADE WALK





# CONVENTION CENTER DRIVE

## A BOULEVARD FEEL



# CONVENTION CENTER DRIVE TODAY





# CONVENTION CENTER DRIVE





# NORTH BALLROOM PARK

Removes 1.8 acres of hardscape and buildings  
Renovates over 1,000 feet of canal edge  
Creates 3.5 acres of contiguous open spaces





# REVITALIZE THE CANAL





# CARL FISHER HOUSE

## TODAY





# CARL FISHER HOUSE

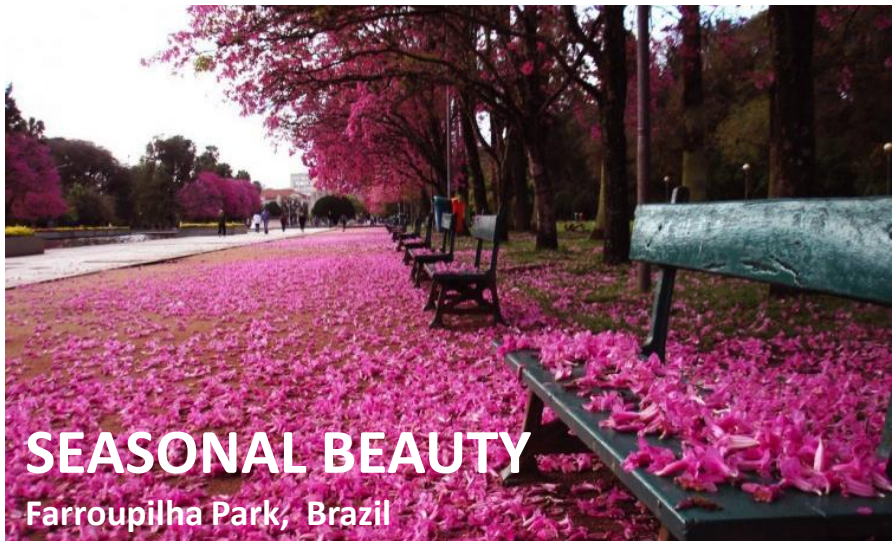
## HISTORIC PHOTOGRAPH (FROM CANAL)





# CONVENTION CENTER PARK

## PRECEDENT RESEARCH





# CONVENTION CENTER PARK

## FLEXIBLE, BUT NOT AN EVENTS PARK



**MARKETS**



**OUTDOOR RECEPTIONS**



**COMMUNITY EVENTS-  
GRADUATIONS, CELEBRATIONS**

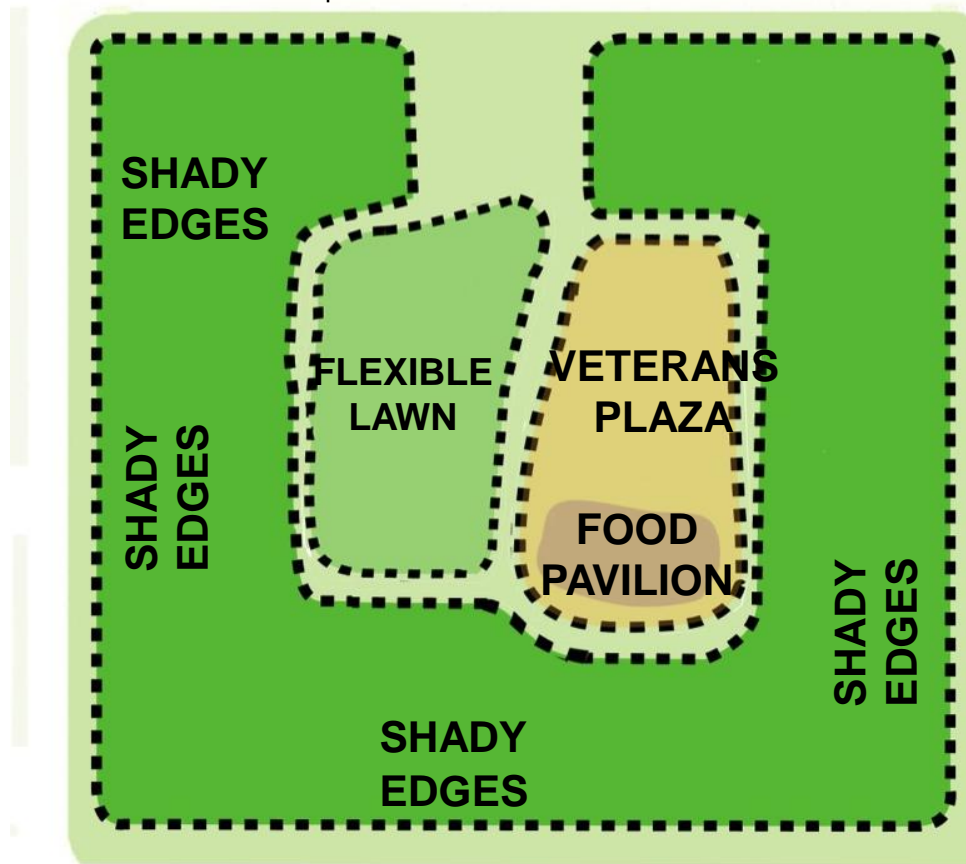


**PLACE FOR ARTS/ ART BASEL**

# CONVENTION CENTER PARK

## FRAMEWORK PLAN

5.83 acres of new open space  
Four memorable & distinctive spaces



**SHADY EDGE**  
(72.5%/4.13 ACRES)

**FLEXIBLE LAWN**  
(12%/0.65 ACRES)

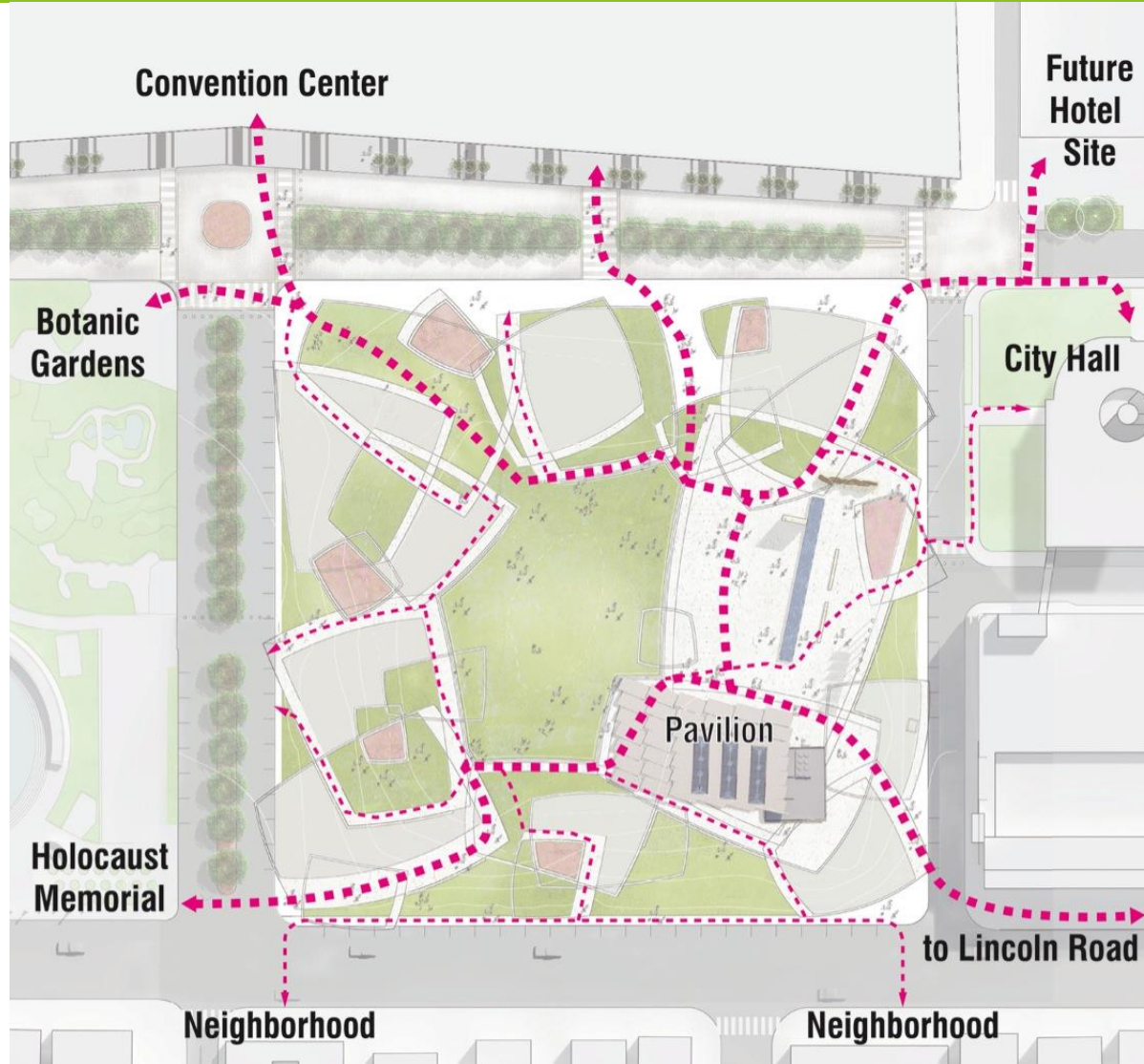
**VETERANS PLAZA**  
(12.5%/0.75 ACRES)

**PAVILION & SHADE  
STRUCTURE**  
(3%/0.3 ACRES)



# CONVENTION CENTER PARK

## MAKE THE PARK A GREAT SHORTCUT





# CONVENTION CENTER PARK

## TRANSFORMING THE NEIGHBORHOOD

175 NEW TREES – 100% SHADE TREES





# FLEXIBLE LAWN





# FLEXIBLE LAWN

## A PLACE FOR RELAXATION AND GATHERING





# VETERANS MEMORIAL PLAZA

A UNIQUE MIAMI BEACH STORY  
TOLD FOR THE FUTURE GENERATIONS

**“MOST BEAUTIFUL  
BOOT CAMP IN  
AMERICA!”**



# PRECEDENT RESEARCH

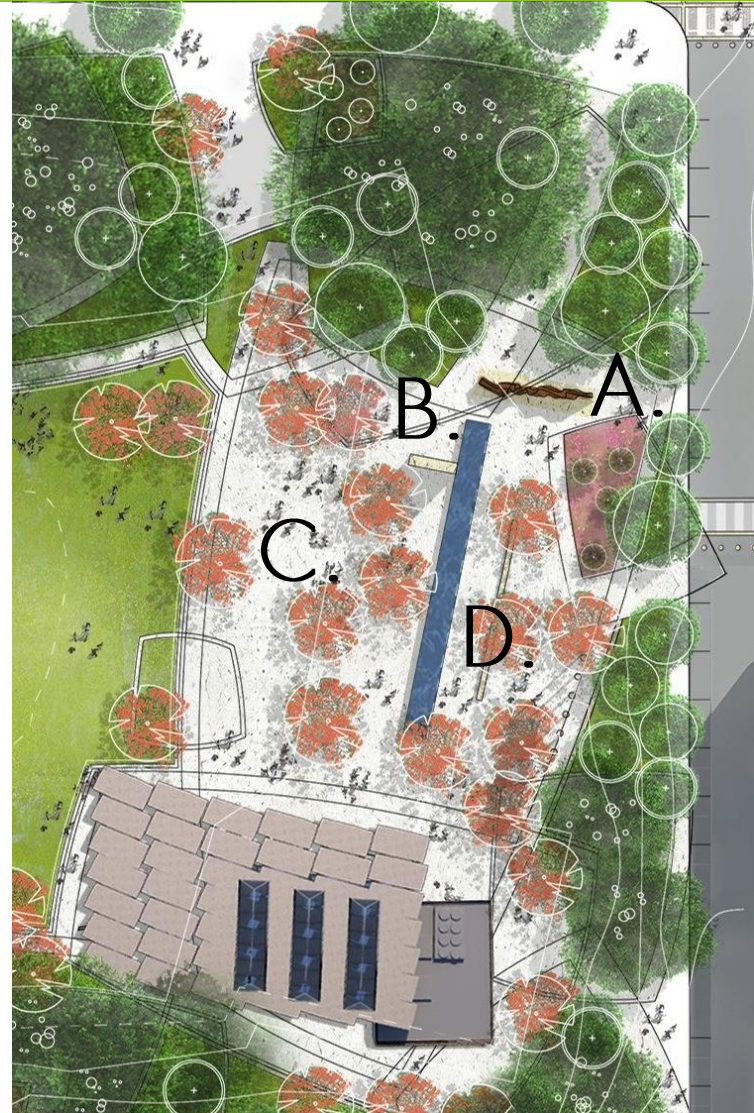
## CITIES RESPECTING THEIR VETERANS. WOVEN INTO A PARK EXPERIENCE





# VETERANS MEMORIAL PLAZA

- A. Bronze Flag Wall
- B. Keystone Monument
- C. Plaza Area
- D. Zero-Depth Reflecting Water Feature



# VETERANS MEMORIAL PLAZA

## SIZED FOR PARK USE AND SPECIAL EVENTS



**Day to Day**



**Small Event**



**Large Event**



# GATEWAY VIEW





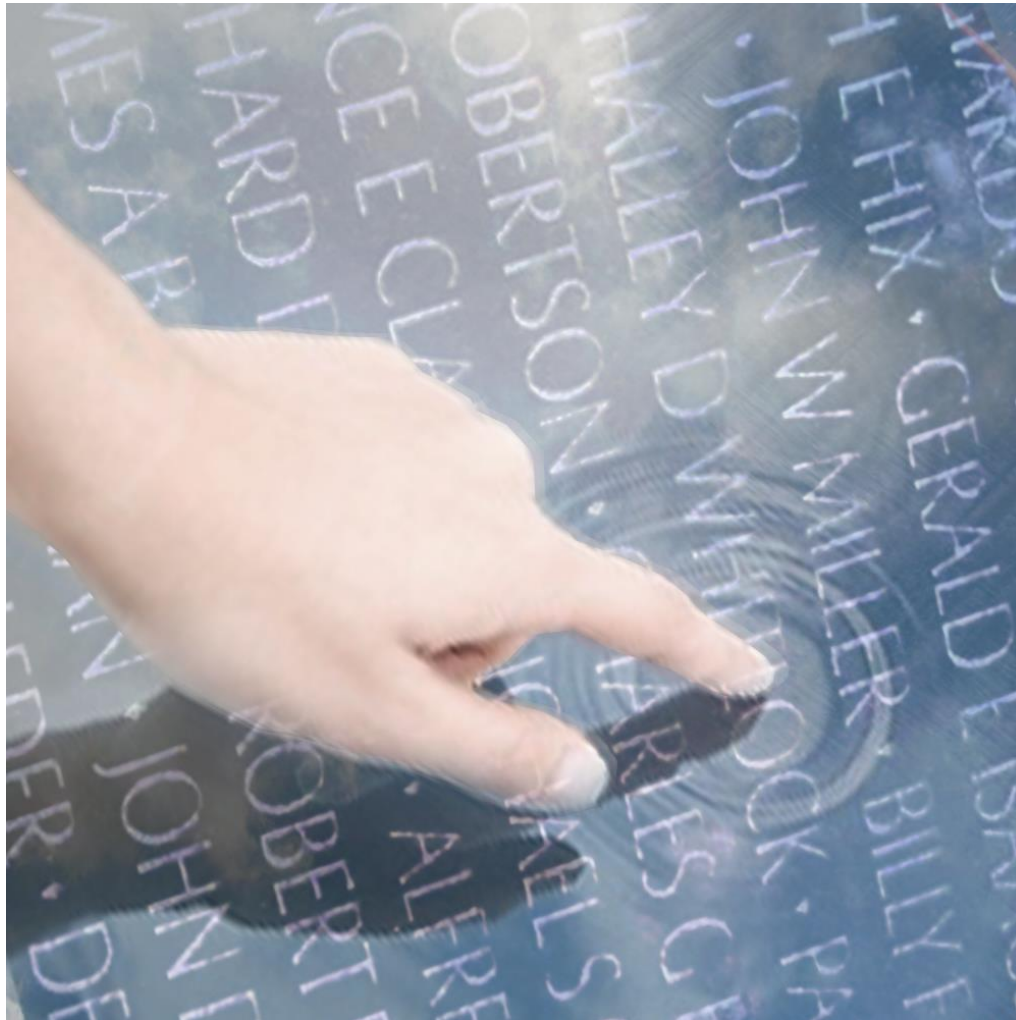
# VETERANS MEMORIAL PLAZA

SUPPORTS SPECIAL CEREMONIES  
TELLS THE MIAMI BEACH STORY



# VETERANS MEMORIAL

A UNIQUE MIAMI BEACH STORY  
TOLD FOR THE FUTURE GENERATIONS





# PARK PAVILION PRECEDENTS

## A SMALL CAFÉ WITH OUTDOOR AND INDOOR DINING



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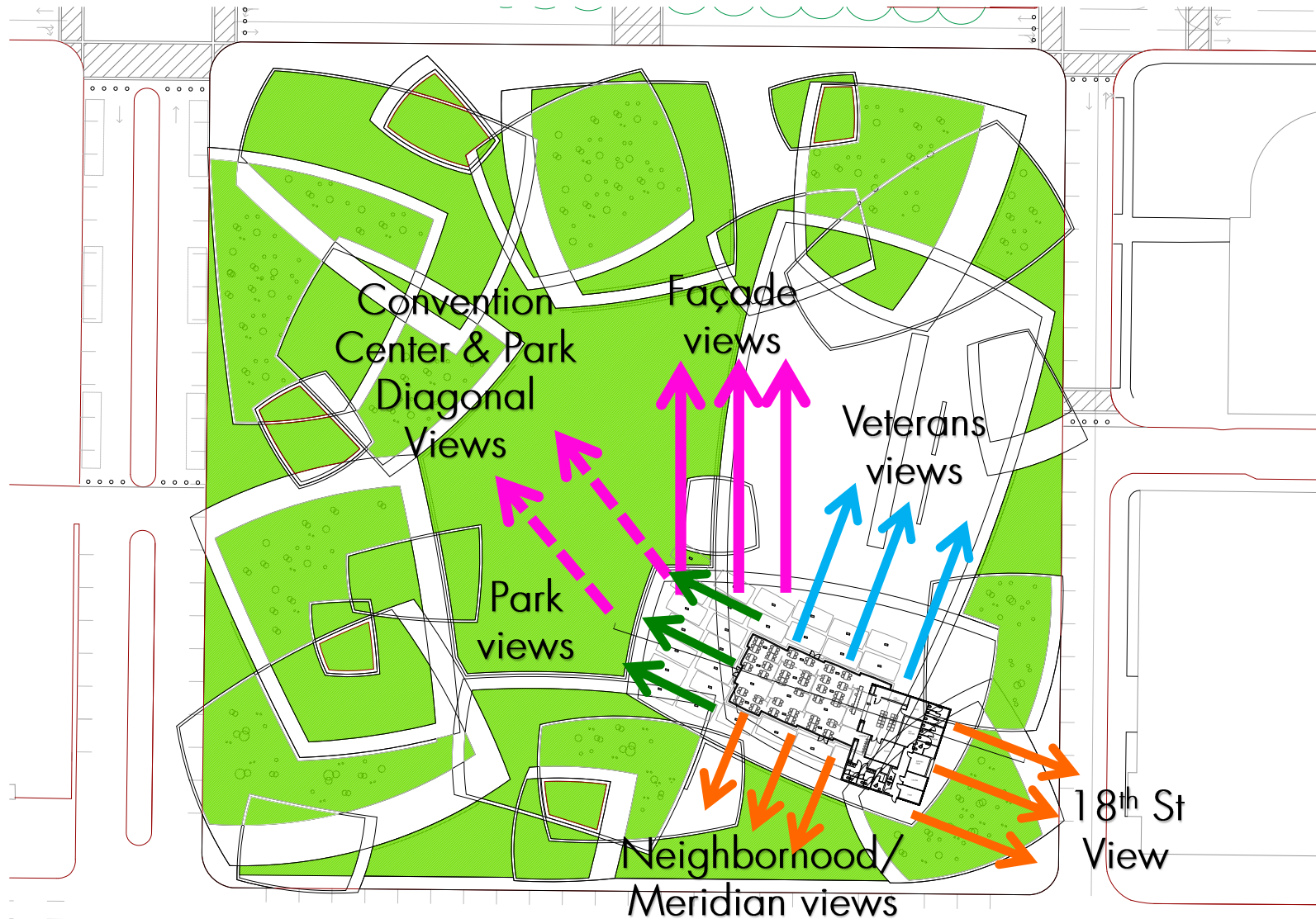


**THE GROVE AT DISCOVERY GREEN**  
Houston, TX

**LE JARDIN DE LUXEMBOURG**  
Paris, France

# PARK PAVILION

## EVERYTHING FEELS CONNECTED





# PAVILION DESIGN

ACTIVATES THE PARK WITH NEIGHBORS AND  
CONVENTION GOERS



**PAVILION INTERIOR**

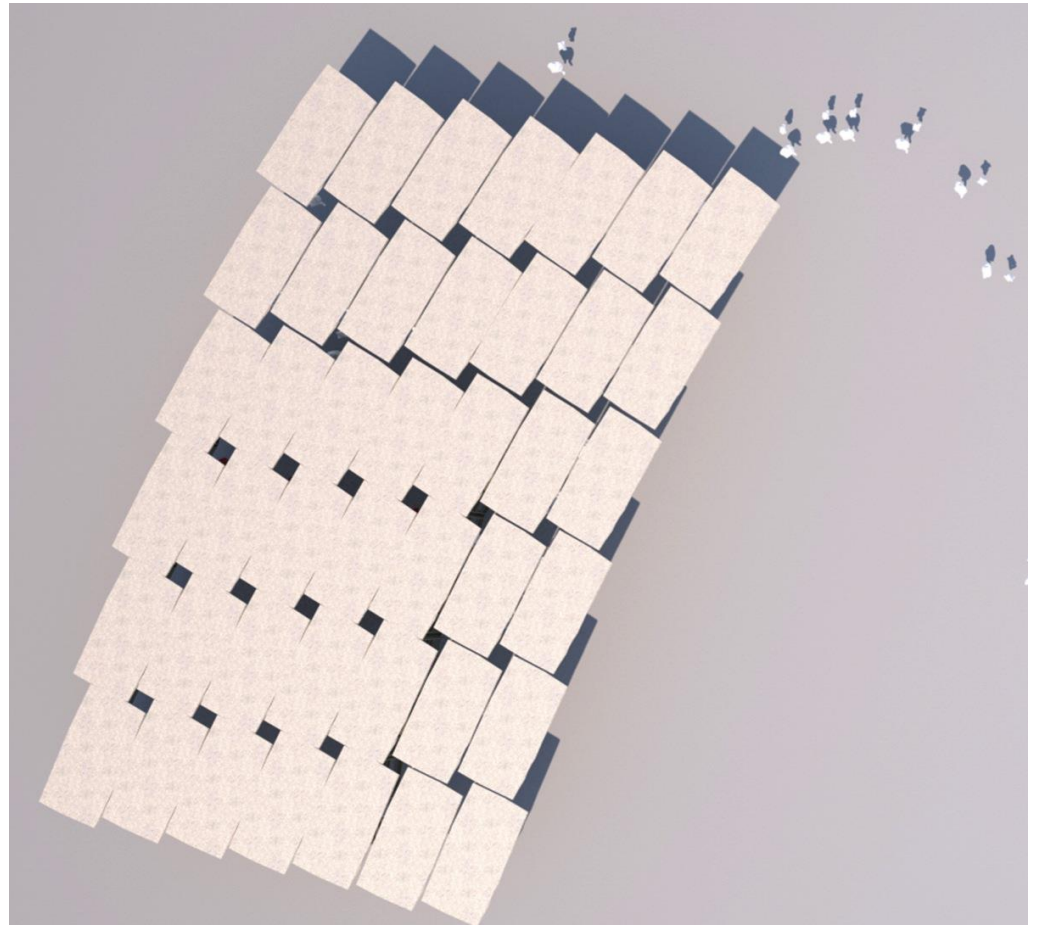
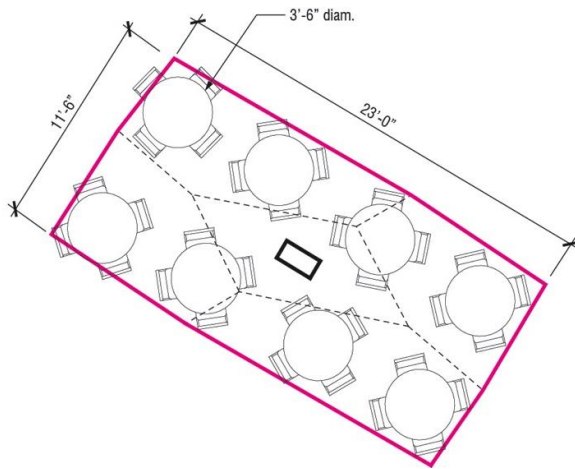
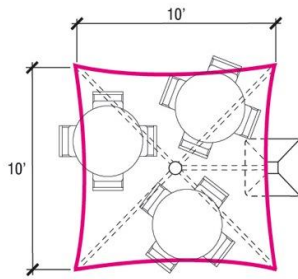


**THE GROVE AT DISCOVERY GREEN**

Houston, TX

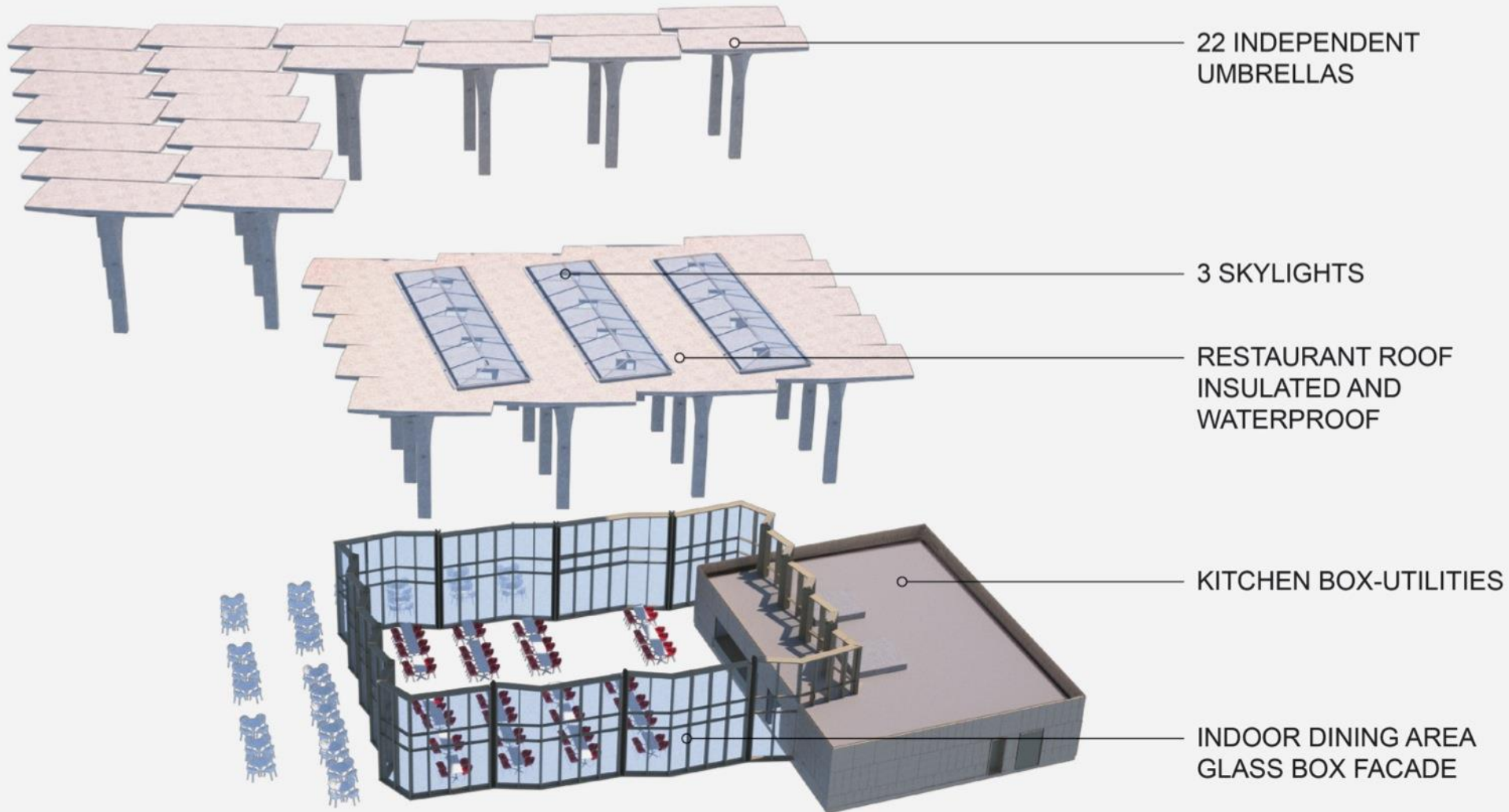
# PAVILION DESIGN

## UMBRELLAS STUDY





# PAVILION DESIGN



# PAVILION DESIGN

## SOFT SHADE UNDER THE CANOPY





# PARK PAVILION





# PARK PAVILION – NIGHT VIEW





# VIEW FROM 18<sup>TH</sup> STREET



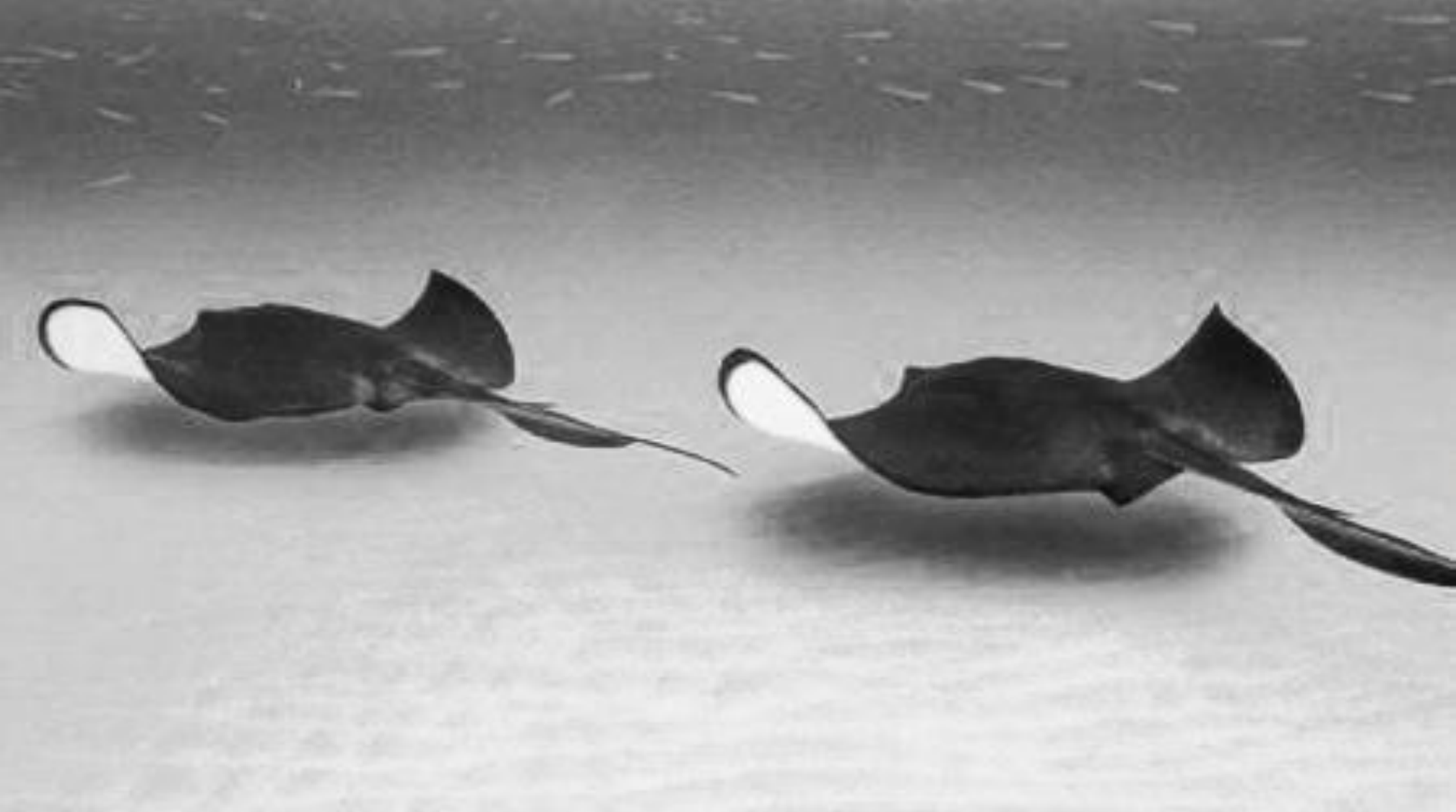


# VIEW FROM MERIDIAN





# FAÇADE INSPIRATION



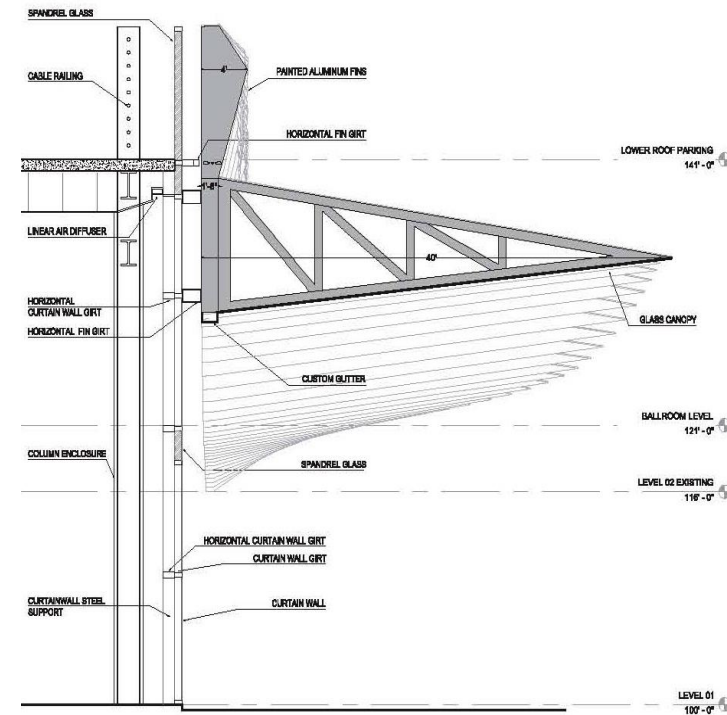
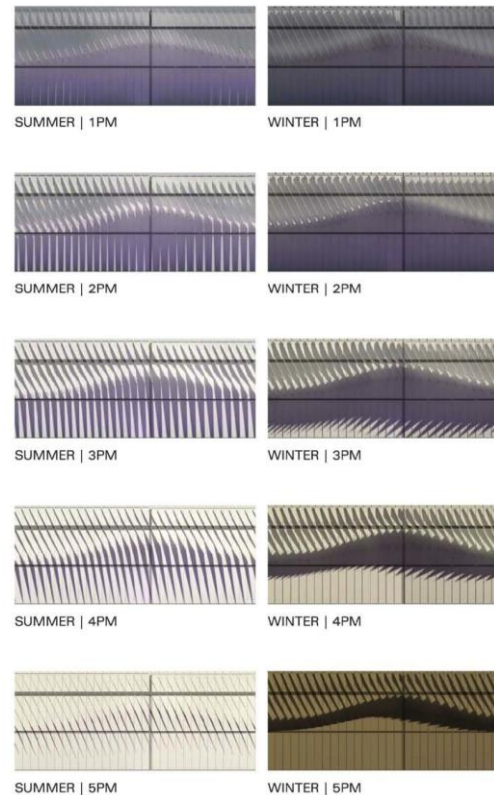
# FAÇADE INSPIRATION





# SHADING AND SHELTER

WEST FACADE



# CONVENTION CENTER DRIVE TODAY





# CONVENTION CENTER DRIVE

## A NEW FRONT DOOR





# WASHINGTON AVENUE TODAY





# WASHINGTON AVENUE RE-ENVISIONED





# NORTHEAST CORNER TODAY





# WELCOMING BALLROOM





# CONVENTION CENTER DRIVE

## SOUTHWEST CORNER





# 2017



Thank you